

# APPLICATION

4/25/99  
10:00  
4/30/99

## PERCOLATION TESTING

A 511495

P \_\_\_\_\_

HOWARD COUNTY HEALTH DEPARTMENT  
BUREAU OF ENVIRONMENTAL HEALTH  
3525-H ELLICOTT MILLS DRIVE/ELLICOTT CITY, MARYLAND 21043  
TELEPHONE: 313-2640

PROPOSED SUBDIVISION  
OF EXISTING 8 ACRES LOT,  
OCCUPIED, (A 29836)  
WBT SEASON TESTING  
266069, (LW)

DISTRICT \_\_\_\_\_

DATE 4-6-99

TO: THE COUNTY HEALTH OFFICER  
ELLICOTT CITY, MARYLAND

I HEREBY APPLY FOR THE NECESSARY TEST PRIOR TO APPLICATION FOR PERMIT TO CONSTRUCT (OR RECONSTRUCT) A SEWAGE DISPOSAL SYSTEM.

PROPERTY OWNER Brenton White

ADDRESS 13535 Orion Drive PHONE 301 854-0476

202-999-0446

AGENT OR PROSPECTIVE BUYER \_\_\_\_\_

ADDRESS \_\_\_\_\_ PHONE \_\_\_\_\_

PROPERTY LOCATION:

SUBDIVISION \_\_\_\_\_ LOT NO. \_\_\_\_\_

ROAD AND DESCRIPTION 13535 ORION DR.

TAX MAP \_\_\_\_\_ PARCEL # 292

SIZE OF LOT 3 acres (CONV. 8.3) TYPE BLDG. Single Family Dwelling  
(SINGLE FAMILY DWELLING OR COMMERCIAL)

THE SYSTEM INSTALLED UNDER THIS APPLICATION IS ACCEPTABLE ONLY UNTIL PUBLIC FACILITIES BECOME AVAILABLE. I FULLY UNDERSTAND THE FEE CONNECTED WITH THE FILING OF THIS PERC TEST APPLICATION IS NON-REFUNDABLE UNDER ANY CIRCUMSTANCES. I ALSO AGREE TO COMPLY WITH ALL M.O.S.H.A. REQUIREMENTS IN TESTING THIS LOT.

[Signature]  
(SIGNATURE OF APPLICANT)

APPROVED BY \_\_\_\_\_ FOR \_\_\_\_\_ DATE \_\_\_\_\_

DISAPPROVED BY \_\_\_\_\_ FOR \_\_\_\_\_ DATE \_\_\_\_\_

HOLD PENDING FURTHER TESTS \_\_\_\_\_

REASONS FOR REJECTION OR HOLDING \_\_\_\_\_

PERCOLATION TEST PLAT/PRELIMINARY PLAT - TITLE OR I.D. # \_\_\_\_\_ DATE \_\_\_\_\_

SITE DEVELOPMENT PLAN/FINAL PLAT - TITLE OR I.D. # \_\_\_\_\_ DATE \_\_\_\_\_

# THIS IS NOT A PERMIT

511495

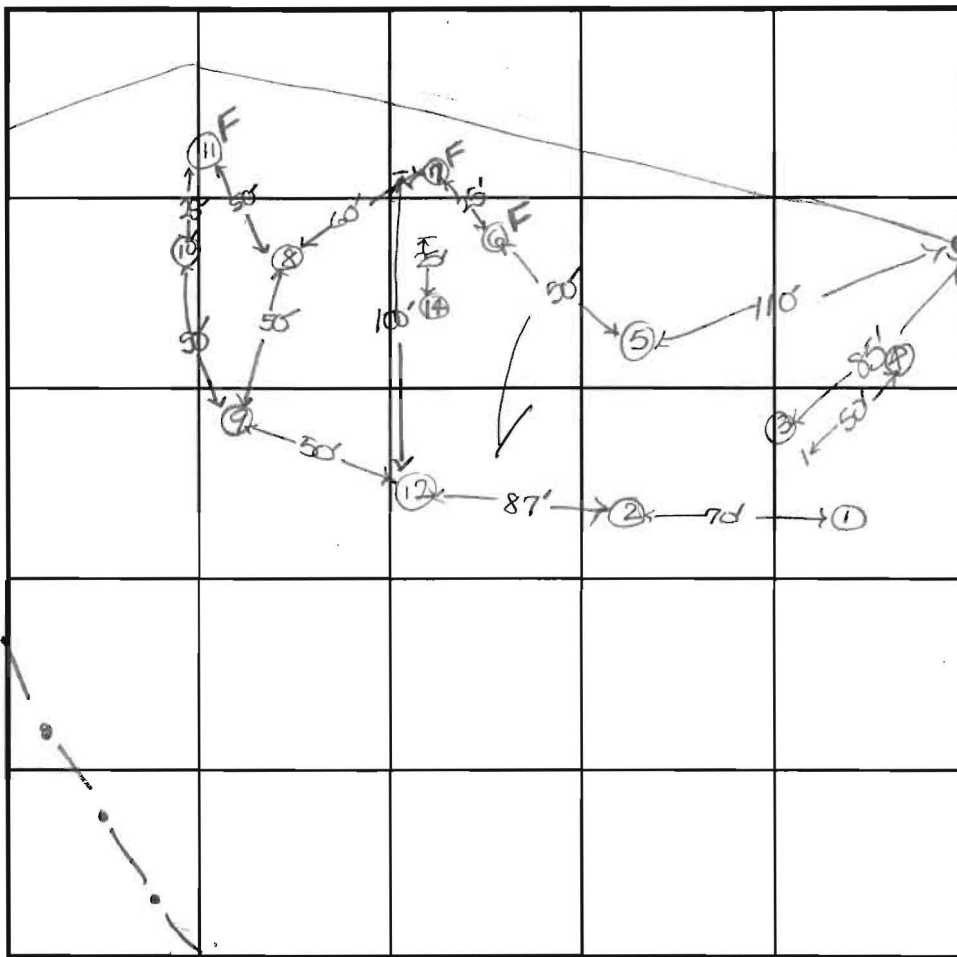
COUNTY #

SOIL PROFILE

0' ①  
topsoil  
1' red org  
brn  
cl Lm  
2.5'  
3' pale org  
tan  
si Lm  
w/some  
mica  
35%+  
hard  
rock  
10.5'

0' ②  
topsoil  
1' org brn  
cl Lm  
3' pale org  
tan  
to  
beige  
si Lm  
12.5' 15-20%  
rock  
frag

0' ③/③/④  
topsoil  
1' org brn  
cl Lm  
2.5'  
3' Lt org  
brn  
si Lm  
10.5' 30%  
rock  
frag



INDICATE NORTH - NAME ADJOINING ROADWAY AS BASE LINE.

to Orion Drive

SOIL PROFILE

0' ⑥/⑦  
topsoil  
1' org red  
brn  
cl Lm  
3+ pale org  
si Lm  
7' Refusal

DATE	TEST NO.	DEPTH	PRE-WET		TEST - 1" DROP		TIME
			START	STOP	START	STOP	
4-30-09	1	2.5' S	11:03	11:11 <sub>3</sub>	11:11 <sub>3</sub>	11:20	9
		10.5' D	Visual	- see	profile		OK
	2	12.5' D	Visual	- See	profile		OK
	5	2.5' S	11:25 <sub>3</sub>	11:27	11:27	11:29	2
		10.5' D	Visual	- See	profile		OK
	3	10.5' D	Visual	- See	profile		OK
	4	10.0' D	Visual	- See	profile		OK
	6	7.0' D	Refusal	- see	profile		FAIL
	7	6.0' D	Refusal	- see	profile		FAIL

REMARKS test holes staked by contractor

TYPE OF SOIL

TESTED BY D. Soe ALSO PRESENT C. Zepp, owner

TRENCH DESIGN DATA: AVERAGE PERCOLATION TIME ~4 TRENCH WIDTH 3'

INLET DEPTH 2.5 MAXIMUM BOTTOM DEPTH 4.5 SQ. FT./BEDROOM 180

51140.5

COUNTY #

SOIL PROFILE

8/10/14

0' topsoil

1' org brn cl Lm

2.5' pale org tan si Lm

11.5' 25% rock frag

0' topsoil

1' org red brn cl Lm

3' 14 org beige si Lm w/mica

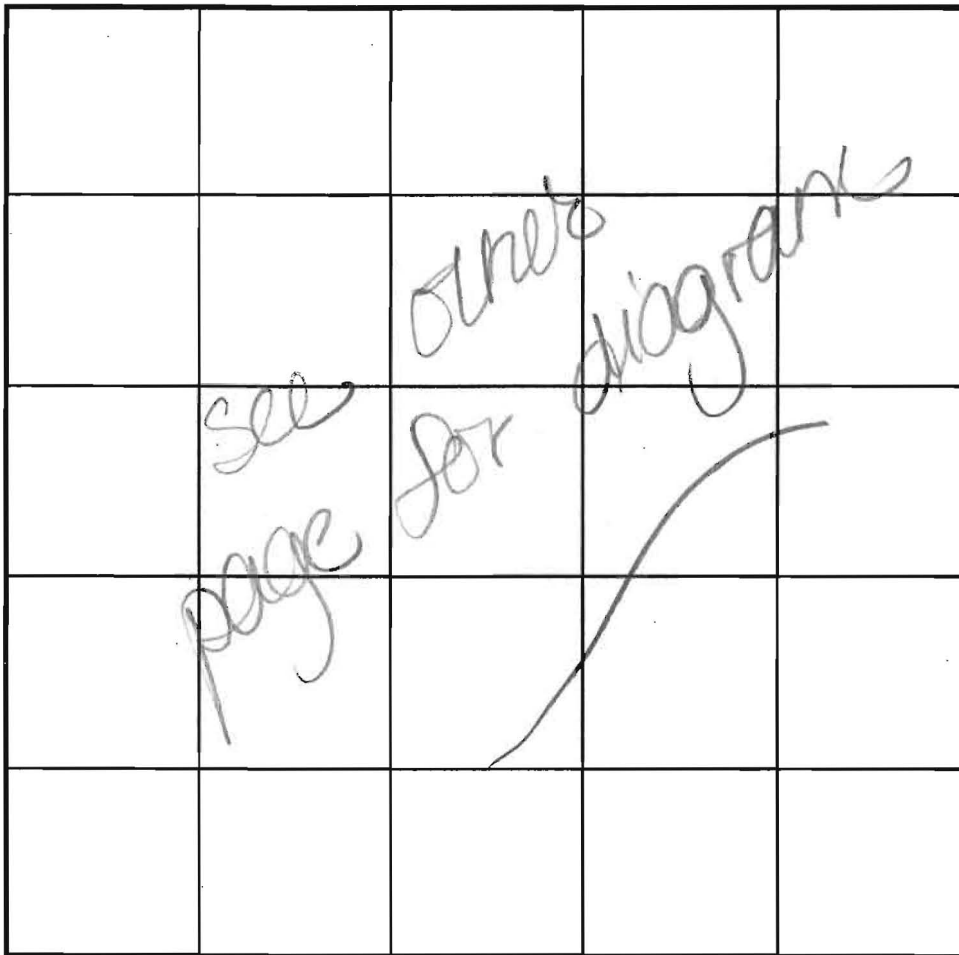
15-20% rock

0' topsoil

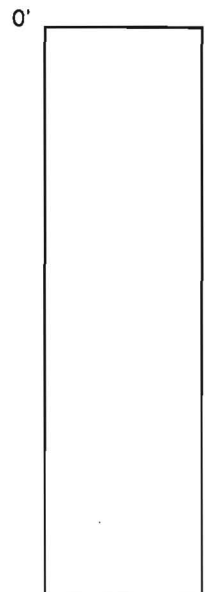
1' org brn cl Lm

2.5' 14 org beige si Lm w/mica

13' water



SOIL PROFILE



INDICATE NORTH - NAME ADJOINING ROADWAY AS BASE LINE.

DATE	TEST NO.	DEPTH	PRE-WET		TEST - 1" DROP		TIME
			START	STOP	START	STOP	
4-30-99	8	2.5'S	11:44	11:47	11:47	11:50	3
		12.0'D	visual	- see	profile		OK
	9	2.5'S	11:52 <sub>3</sub>	12:17	12:17	little slow	OK below
		11.5'D	visual	-see	profile		OK
	10	10.5'D	visual	- see	profile		OK
	11	4.0'D	Refusal				FAIL
	12	2.5'S	12:01	12:02	12:02	12:04	2
		13.0'D	visual	-see	profile		OK
	14	11.5'D	visual	-see	profile		OK

REMARKS

TYPE OF SOIL

TESTED BY D. See ALSO PRESENT C. Zepp, owner

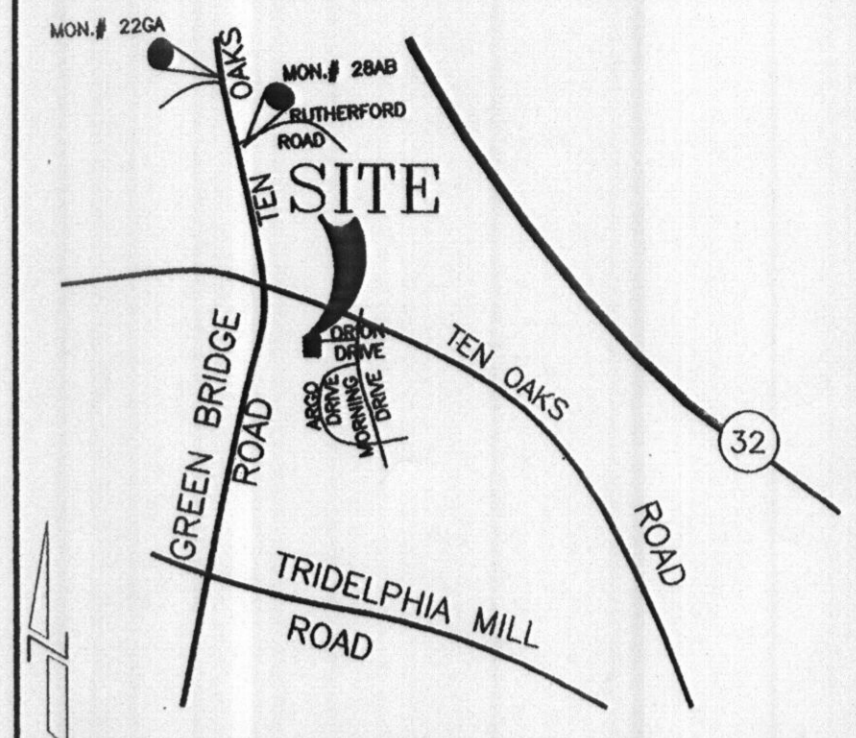
TRENCH DESIGN DATA: AVERAGE PERCOLATION TIME ~4 TRENCH WIDTH 3'

INLET DEPTH 2.5 MAXIMUM BOTTOM DEPTH 4.5 SQ. FT/BEDROOM 180

LOT 2		
GROSS LOT AREA	PIPE STEM AREA	NET LOT AREA
3.7965 AC±	0.77587 AC±	3.0378 AC±

L1	S 68°26'53" E	77.79
L2	S 72°17'44" W	24.04
L3	S 71°48'10" W	59.54
L4	S 68°26'53" E	35.00

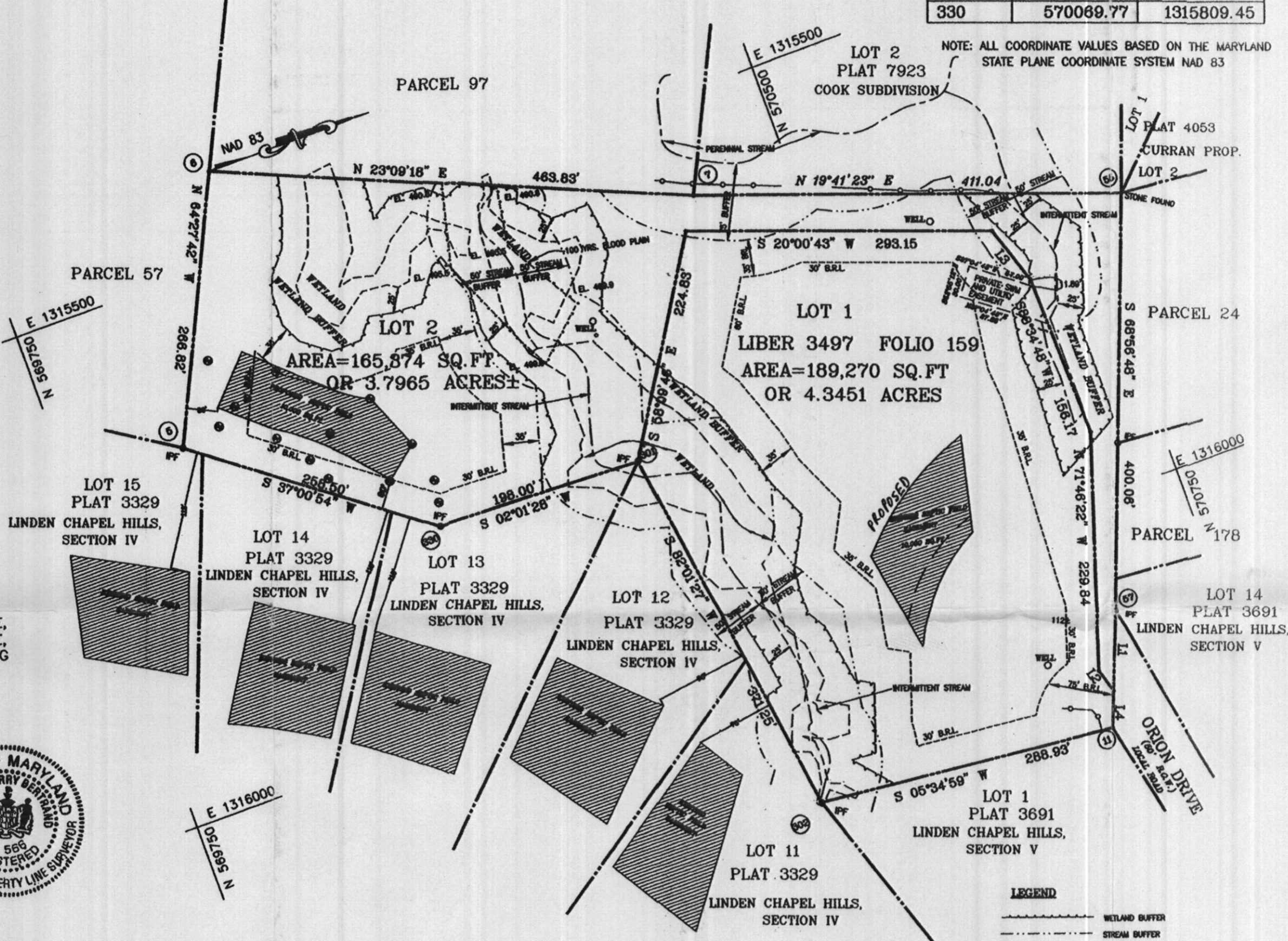
COORDINATES		
NO.	NORTH	EAST
5	569863.37	1315653.82
6	569978.40	1315413.07
7	570404.86	1315595.46
11	570606.72	1316212.21
55	570791.87	1315733.95
57	570648.16	1316107.31
301	570267.85	1315816.44
302	570319.16	1316184.10
330	570069.77	1315809.45



VICINITY MAP  
SCALE: 1"=2000'  
GENERAL NOTES:

**GENERAL NOTES:**

- THE PURPOSE OF THE BIORETENTION AREA AND PERPETUAL EASEMENT IS TO PROVIDE WATER QUALITY BENEFIT AND MITIGATION FOR CONSTRUCTION OF A DRIVEWAY AND ENCROACHMENT INTO STREAM AND WETLAND BUFFERS. THE OWNER OF LOT 1 SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE FACILITY AND THIS RESPONSIBILITY SHALL TRANSFER TO ANY FUTURE OWNER OF THAT LOT.
- THERE ARE NO STEEP SLOPES ON SITES.
- DRIVEWAY(S) SHALL BE CONSTRUCTED PRIOR TO RESIDENTIAL OCCUPANCY TO INSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
  - WIDTH - 12 FEET (14 FEET SERVING MORE THAN ONE RESIDENCE).
  - SURFACE - 6 INCHES OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING.
  - GEOMETRY - MAXIMUM 15% GRADE, MAXIMUM 10% GRADE CHANGE AND MINIMUM OF 45-FOOT TURNING RADIUS.
  - STRUCTURES (CULVERTS/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (H2S LOADING).
  - DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100-YEAR FLOOD WITH NO MORE THAN 1 FOOT DEPTH OVER DRIVEWAY SURFACE.
  - STRUCTURE CLEARANCES - MINIMUM 12 FEET.
  - MAINTENANCE - SUFFICIENT TO INSURE ALL WEATHER USE.



THE REQUIREMENTS OF 3-108, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1988 REPLACEMENT VOLUME, (AS SUPPLEMENTED) AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS, HAVE BEEN COMPLIED WITH.

FITZROY J. BERTRAND  
PROPERTY LINE SURVEYOR #566  
BRENTON D. WHITE (OWNER)  
LEIANNA J. WHITE (OWNER)



- NOTES:**
- FOR PREPARATION OF THIS SURVEY, NO TITLE REPORT WAS FURNISHED OR USED.
- AREA TABULATION**
- |   |
|---|
| 1) TOTAL NUMBER OF BUILDABLE LOTS = 2                     |
| 2) TOTAL AREA OF LOT 1 = 4.3451 AC±                       |
| 3) TOTAL AREA OF LOT 2 = 3.7965 AC±                       |
| 4) TOTAL AREA OF BUILDABLE LOTS = 8.1416 AC±              |
| 5) TOTAL AREA OF PLAT = (3.7965+4.3451=8.1416) 8.1416 AC± |

**LEGEND**

- ⊕ IRON PIPE FOUND
- ⊠ DENOTES 4"x4" CONCRETE MONUMENT.
- DENOTES MARKER SET.

- LEGEND**
- WETLAND BUFFER
  - STREAM BUFFER
  - CENTERLINE STREAM
  - 100 YEAR FLOOD PLAN
  - WETLAND

**OWNER & DEVELOPER**  
BRENTON D. WHITE & LEIANNA J. WHITE  
13535 ORION DRIVE  
DAYTON, MARYLAND 21036

- THIS AREA DESIGNATES A PRIVATE SEWER EASEMENT OF 10,000 SQ.FT. (OR 10,000 SQ.FT. PER LOT FOR SHARED DRAINFIELDS ASSOCIATED WITH A SHARED SEWER DISPOSAL FACILITY) AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL. IMPROVEMENT OF ANY NATURE IN THIS AREA IS RESTRICTED UNTIL PUBLIC SEWAGE IS AVAILABLE. THIS EASEMENT SHALL BECOME NULL AND VOID UPON CONNECTION OF PUBLIC SEWAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT VARIANCES FOR ENCROACHMENTS INTO THE PRIVATE SEWAGE EASEMENT. RECORDATION OF A MODIFIED SEWAGE EASEMENT SHALL NOT BE NECESSARY.
- ALL AREAS SHOWN HAVE BEEN ROUNDED OFF AND ARE MORE OR LESS.
- B.R.L. INDICATES BUILDING RESTRICTION LINE
- THE COORDINATES SHOWN HEREON ARE BASED ON THE MARYLAND STATE GRID SYSTEM-HOWARD COUNTY GEODETIC CONTROL POINTS No. 226A AND No. 22AB
- CONCRETE MONUMENTS ARE SHOWN THUS-⊠, IRON PIPE ARE SHOWN THUS-⊕, PERC. TEST HOLES SHOWN THUS-⊙
- SUBJECT PROPERTY IS ZONED RR-DEO PER THE DATE 10-18-93 COMPREHENSIVE ZONING PLAN
- THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTHS AND LOT AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF HEALTH AND MENTAL HYGIENE.
- THERE IS AN EXISTING STRUCTURE ON LOT 1, TO REMAIN.
- FINAL PLAT APPROVAL SUBJECT TO WP-01-28, REQUEST WAIVER TO SECTION 16.115(c) TO ALLOW GRADING AND CLEARING IN A FLOODPLAIN AREA.
 

**CONDITIONS OF APPROVAL**

  - THE SUBMISSION OF A FINAL PLAN APPLICATION AND PLAT BY APRIL 6, 2002.
  - THE PETITIONER SHALL PROVIDE A COPY OF THE MDE PERMITS.
  - THE PLAT SHALL SHOW AND LABEL THE VARIOUS STREAMS ACCORDINGLY (PERENNIAL, INTERMITTENT OR EPHEMERAL).
  - THE PETITIONER SHALL SUBMIT A PLANTING PLAN FOR THE BIO RETENTION AREA.
  - A PERPETUAL EASEMENT SHALL BE PLACED ON THE BIO RETENTION AREA AND A NOTE SHALL BE PLACED ON THE PLAT EXPLAINING THE PURPOSE OF IT. THE NOTE SHALL ALSO EXPLAIN THAT THE OWNER OF THAT LOT SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE FACILITY AND THIS RESPONSIBILITY SHALL TRANSFER TO ANY FUTURE OWNER OF THE LOT.
  - THE PETITIONER MUST INSTALL THE CULVERT PIPES SHOWN ON THE WAIVER EXHIBIT DATED 3/13/01.
  - THE DRIVEWAY SERVING THE PROPOSED LOT SHALL BE CONSTRUCTED TO THE STANDARD FOR A SINGLE- DRIVEWAY, AS REQUIRED BY THE HOWARD COUNTY DESIGN MANUAL.
- THE OPEN SPACE REQUIREMENT IS BEING ADDRESSED BY PAYMENT OF A FEE-IN-LIEU, IN THE AMOUNT OF \$1,500.
- THERE IS AN EXISTING FLOODPLAIN ON PROPOSED LOT 2.
- THIS PROJECT IS EXEMPT FROM THE FOREST CONSERVATION REQUIREMENT PER SECTION 16.1202 (b) (1) (vii) MINOR SUBDIVISION THAT CREATES ONE ADDITIONAL LOT AND HAVE NO FURTHER SUBDIVISION POTENTIAL.
- THE WETLAND PERMIT NUMBER OBTAINED FROM THE MARYLAND DEPT OF THE ENVIRONMENT IS # 00-NI-0434/200067165.

APPROVED: FOR PRIVATE WATER & SEWER SYSTEMS, IN CONFORMANCE WITH THE MASTER PLAN FOR HOWARD COUNTY.  
Penny Borester, M.D., J.P. 12/2/02  
COUNTY HEALTH OFFICER

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING.  
James R. Smith 12/19/02  
DIRECTOR

CE 12/4/02  
CHIEF, DEVELOPMENT ENGINEERING DIVISION.

**SURVEYOR'S CERTIFICATE**  
I HEREBY CERTIFY THAT THE FINAL PLAN SHOWN HEREON IS CORRECT, THAT IT IS A SUBDIVISION OF A PART OF THE LAND CONVEYED BY JOEL LEE PARRAN AND JAY NEIL PARRAN TO BRENTON D. WHITE AND LEIANNA J. WHITE, HIS WIFE, DEED DATED APRIL 24, 1995, AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 3497 AT FOLIO 159.

I FURTHER CERTIFY THAT ALL MONUMENTS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO ACCEPTANCE OF THIS SUBDIVISION. THIS PLAT IS IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED AND ALSO IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.

FITZROY J. BERTRAND  
PROPERTY LINE SURVEYOR #566  
DATE 10/21/02

**OWNER'S CERTIFICATE**  
WE BRENTON D. WHITE AND LEIANNA J. WHITE, HIS WIFE, OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAN OF SUBDIVISION & IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE DEPARTMENT OF PLANNING & ZONING, ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES, AND GRANT UNTO HOWARD COUNTY, MARYLAND, ITS SUCCESSORS & ASSIGN'S: (1) THE RIGHT TO LAY, CONSTRUCT, & MAINTAIN SEWERS, DRAINS, WATER PIPES, & OTHER MUNICIPAL UTILITIES & SERVICES IN & UNDER ALL STREETS & ROAD RIGHTS-OF-WAY & THE SPECIFIC EASEMENT AREAS SHOWN HEREON; (2) THE RIGHT TO REQUIRE DEDICATION TO PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS, FLOOD PLAINS, & OPEN SPACE, WHERE APPLICABLE, AND FOR OTHER GOOD AND VALUABLE CONSIDERATION HEREBY GRANT THE RIGHT & OPTION TO HOWARD COUNTY TO ACQUIRE THE FEE SIMPLE TITLE TO THE BED OF THE STREETS AND/OR ROADS, FLOOD PLAINS, STORM DRAINAGE FACILITIES AND OPEN SPACE, WHERE APPLICABLE; (3) THE RIGHT TO REQUIRE DEDICATION OF WATERWAYS AND DRAINAGE EASEMENTS FOR THE SPECIFIC PURPOSE OF THEIR CONSTRUCTION, REPAIR AND MAINTENANCE; (4) THAT NO BUILDING OR SIMILAR STRUCTURE SHALL BE ERRECTED ON OR OVER SAID EASEMENTS & RIGHTS-OF-WAY. WITNESS OUR HANDS THIS THE DAY OF 2002.

BRENTON D. WHITE 11/20/02  
LEIANNA J. WHITE 11/20/02  
Karin Falkner 11-20-02  
Karin Falkner 11-20-02

RECORDED AS PLAT NUMBER 15730 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND ON 12-17-02, 2002

**SUBDIVISION PLAT**  
**WHITE'S ESTATES**  
LOTS 1 AND 2

ZONE: RR-DEO  
SHEET 1 OF 1  
5TH ELECTION DISTRICT HOWARD COUNTY, MD.  
TAX MAP 28, PARCEL 292  
NOV. 10, 2002 SCALE: 1" = 100'

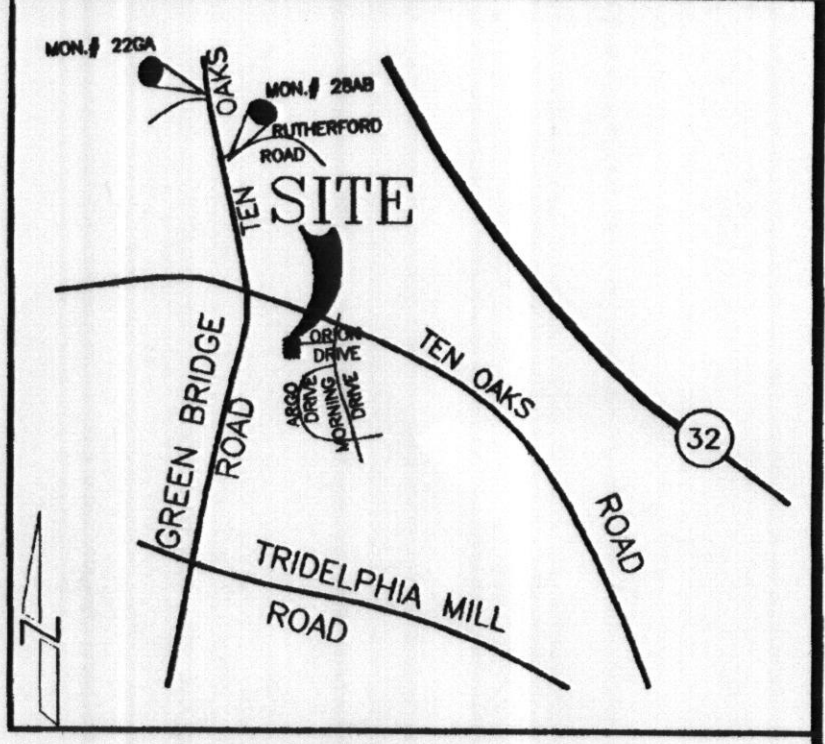
**REAL ESTATE SURVEYORS LLC**  
4412 POWDERMILL ROAD, SUITE 214  
BELTSVILLE, MD. 20705.  
TEL: (301)931-9200

LOT 2		
GROSS LOT AREA	PIPE STEM AREA	NET LOT AREA
3.7965 AC±	0.77587 AC±	3.0378 AC±

PLAT-M.D.R. NO. **15730**

L1	S 88°26'53" E	77.79
L2	S 72°17'44" W	24.04
L3	S 71°48'10" W	59.54
L4	S 88°26'53" E	35.00

COORDINATES		
NO.	NORTH	EAST
5	569863.37	1315853.82
6	569978.40	1315413.07
7	570404.86	1315595.46
11	570806.72	1316212.21
55	570791.87	1315733.95
57	570648.16	1316107.31
301	570267.65	1315816.44
302	570319.16	1316184.10
330	570069.77	1315809.45



VICINITY MAP  
SCALE: 1"=200'

**GENERAL NOTES:**

- THE PURPOSE OF THE BIORETENTION AREA AND PERPETUAL EASEMENT IS TO PROVIDE WATER QUALITY BENEFIT AND MITIGATION FOR CONSTRUCTION OF A DRIVEWAY AND ENCROACHMENT INTO STREAM AND WETLAND BUFFERS. THE OWNER OF LOT 1 SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE FACILITY AND THIS RESPONSIBILITY SHALL TRANSFER TO ANY FUTURE OWNER OF THAT LOT.
- THERE ARE NO STEEP SLOPES ON SITES.
- DRIVEWAY(S) SHALL BE CONSTRUCTED PRIOR TO RESIDENTIAL OCCUPANCY TO INSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
  - WIDTH - 12 FEET (14 FEET SERVING MORE THAN ONE RESIDENCE).
  - SURFACE - 8 INCHES OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING.
  - GEOMETRY - MAXIMUM 15% GRADE, MAXIMUM 10% GRADE CHANGE AND MINIMUM OF 45-FOOT TURNING RADIUS.
  - STRUCTURES (CULVERT/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (H2S LOADING).
  - DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100-YEAR FLOOD WITH NO MORE THAN 1 FOOT DEPTH OVER DRIVEWAY SURFACE.
  - STRUCTURE CLEARANCES - MINIMUM 12 FEET.
  - MAINTENANCE - SUFFICIENT TO INSURE ALL WEATHER USE.

THE REQUIREMENTS OF 3-108, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1988 REPLACEMENT VOLUME, (AS SUPPLEMENTED) AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS, HAVE BEEN COMPLIED WITH.

FITZROY J. BERTRAND  
PROPERTY LINE SURVEYOR #566

BRENTON D. WHITE (OWNER)

LEIANNA J. WHITE (OWNER)



**NOTES:**

- FOR PREPARATION OF THIS SURVEY, NO TITLE REPORT WAS FURNISHED OR USED.

**AREA TABULATION**

- TOTAL NUMBER OF BUILDABLE LOTS = 2
- TOTAL AREA OF LOT 1 = 4.3451 AC±
- TOTAL AREA OF LOT 2 = 3.7965 AC±
- TOTAL AREA OF BUILDABLE LOTS = 8.1416 AC±
- TOTAL AREA OF PLAT = (3.7965+4.3451=8.1416) 8.1416 AC±

**LEGEND**

- ⊕ IRON PIPE FOUND
- REBAR SET
- DENOTES 4"x4" CONCRETE MONUMENT.
- DENOTES MARKER SET.

**LEGEND**

- WETLAND BUFFER
- STREAM BUFFER
- CHANNELING STREAM
- 100 YEARS FLOOD PLAIN
- WETLAND

**OWNER & DEVELOPER**

BRENTON D. WHITE & LEIANNA J. WHITE  
13535 ORION DRIVE  
DAYTON, MARYLAND 21036

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THE FINAL PLAN SHOWN HEREON IS CORRECT, THAT IT IS A SUBDIVISION OF A PART OF THE LAND CONVEYED BY JOEL LEE PARRAN AND JAY NEIL PARRAN TO BRENTON D. WHITE AND LEIANNA J. WHITE, HIS WIFE, DEED DATED APRIL 24, 1995, AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 3497 AT FOLIO 159.

I FURTHER CERTIFY THAT ALL MONUMENTS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO ACCEPTANCE OF THIS SUBDIVISION. THIS PLAT IS IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED AND ALSO IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.

*Fitzroy J. Bertrand*  
FITZROY J. BERTRAND  
PROPERTY LINE SURVEYOR #566  
DATE 10/21/02

**OWNER'S CERTIFICATE**

WE BRENTON D. WHITE AND LEIANNA J. WHITE, HIS WIFE, OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAN OF SUBDIVISION & IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE DEPARTMENT OF PLANNING & ZONING, ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES, AND GRANT UNTO HOWARD COUNTY, MARYLAND, ITS SUCCESSORS & ASSIGNS: (1) THE RIGHT TO LAY, CONSTRUCT, & MAINTAIN SEWERS, DRAINS, WATER PIPES, & OTHER MUNICIPAL UTILITIES & SERVICES IN & UNDER ALL STREETS & ROAD RIGHTS-OF-WAY & THE SPECIFIC EASEMENT AREAS SHOWN HEREON; (2) THE RIGHT TO REQUIRE DEDICATION TO PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS, FLOOD PLAINS, & OPEN SPACE, WHERE APPLICABLE, AND FOR OTHER GOOD AND VALUABLE CONSIDERATION HEREBY GRANT THE RIGHT & OPTION TO HOWARD COUNTY TO ACQUIRE THE FEE SIMPLE TITLE TO THE BED OF THE STREETS AND/OR ROADS, FLOOD PLAINS, STORM DRAINAGE FACILITIES AND OPEN SPACE, WHERE APPLICABLE; (3) THE RIGHT TO REQUIRE DEDICATION OF WATERWAYS AND DRAINAGE EASEMENTS FOR THE SPECIFIC PURPOSE OF THEIR CONSTRUCTION, REPAIR AND MAINTENANCE; (4) THAT NO BUILDING OR SIMILAR STRUCTURE SHALL BE ERRECTED ON OR OVER SAID EASEMENTS & RIGHTS-OF-WAY. WITNESS OUR HANDS THIS THE DAY OF 2002.

*Brenton D. White* 11/20/02  
*Leianna J. White* 11/20/02  
BRENTON D. WHITE LEIANNA J. WHITE  
DATE DATE  
WITNESS WITNESS  
11-20-02 11-20-02  
DATE DATE

APPROVED: FOR PRIVATE WATER & SEWER SYSTEMS, IN CONFORMANCE WITH THE MASTER PLAN FOR HOWARD COUNTY.

*Kenny Borostein, M.D.* 12/2/02  
COUNTY HEALTH OFFICER DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING.

*James R. Smith* 12/19/02  
DIRECTOR DATE

*John D. ...* 12/4/02  
CHIEF, DEVELOPMENT ENGINEERING DIVISION, DATE

RECORDED AS PLAT NUMBER \_\_\_\_\_ AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND ON \_\_\_\_\_, 2002

**SUBDIVISION PLAT**

WHITE'S ESTATES  
LOTS 1 AND 2

ZONE: RR-DEO

SHEET 1 OF 1

5TH ELECTION DISTRICT HOWARD COUNTY, MD.

TAX MAP 28, PARCEL 292

NOV. 10, 2002 SCALE: 1" = 100'

REAL ESTATE SURVEYORS LLC  
4412 POWDERMILL ROAD, SUITE 214  
BELTSVILLE, MD. 20705.  
TEL: (301)931-9200

77252 F-00-183  
MBA CS4 2125-2362

LOT 2		
GROSS LOT AREA	PIPE STEM AREA	NET LOT AREA
3.7965 AC±	0.77587 AC±	3.0378 AC±

**GENERAL NOTES:**

- WATER QUALITY BENEFIT AND MITIGATION FOR CONSTRUCTION OF A DRIVEWAY AND ENCROACHMENT INTO STREAM AND WETLAND BUFFERS IS TO BE PROVIDED BY SHEET FLOW.
- THERE ARE NO STEEP SLOPES ON SITES.
- DRIVEWAY(S) SHALL BE CONSTRUCTED PRIOR TO RESIDENTIAL OCCUPANCY TO INSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
  - WIDTH - 12 FEET (14 FEET SERVING MORE THAN ONE RESIDENCE).
  - SURFACE - 6 INCHES OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING.
  - GEOMETRY - MAXIMUM 15% GRADE, MAXIMUM 10% GRADE CHANGE AND MINIMUM OF 45-FOOT TURNING RADIUS.
  - STRUCTURES (CULVERT/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (H25 LOADING).
  - DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100-YEAR FLOOD WITH NO MORE THAN 1 FOOT DEPTH OVER DRIVEWAY SURFACE.
  - STRUCTURE CLEARANCES - MINIMUM 12 FEET.
  - MAINTENANCE - SUFFICIENT TO INSURE ALL WEATHER USE.
- THIS PLAT IS BASED ON FIELD RUN MONUMENTAL BOUNDARY SURVEY PERFORMED ON OR ABOUT MARCH 1999 BY REAL ESTATE SURVEYORS, LLC.

THE REQUIREMENTS OF 3-108, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1988 REPLACEMENT VOLUME, (AS SUPPLEMENTED) AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS, HAVE BEEN COMPLIED WITH.

M. NAJIB ROSHAN  
PROFESSIONAL LAND SURVEYOR #11049

BRENTON D. WHITE (OWNER LOT 1)

LEIANNA J. WHITE (OWNER LOT 1)

VELCULESCU VICTOR (OWNER LOT 2)

DELIA VELCULESCU (OWNER LOT 2)

VELCULESCU AUREL (OWNER LOT 2)

VELCULESCU VICTORIA (OWNER LOT 2)

**NOTES:**

- FOR PREPARATION OF THIS SURVEY, NO TITLE REPORT WAS FURNISHED OR USED.

**AREA TABULATION**

- TOTAL NUMBER OF BUILDABLE LOTS = 2
- TOTAL AREA OF LOT 1 = 4.3451 AC±
- TOTAL AREA OF LOT 2 = 3.7965 AC±
- TOTAL AREA OF BUILDABLE LOTS = 8.1416 AC±
- TOTAL AREA OF PLAT = (3.7965+4.3451=8.1416) 8.1416 AC±

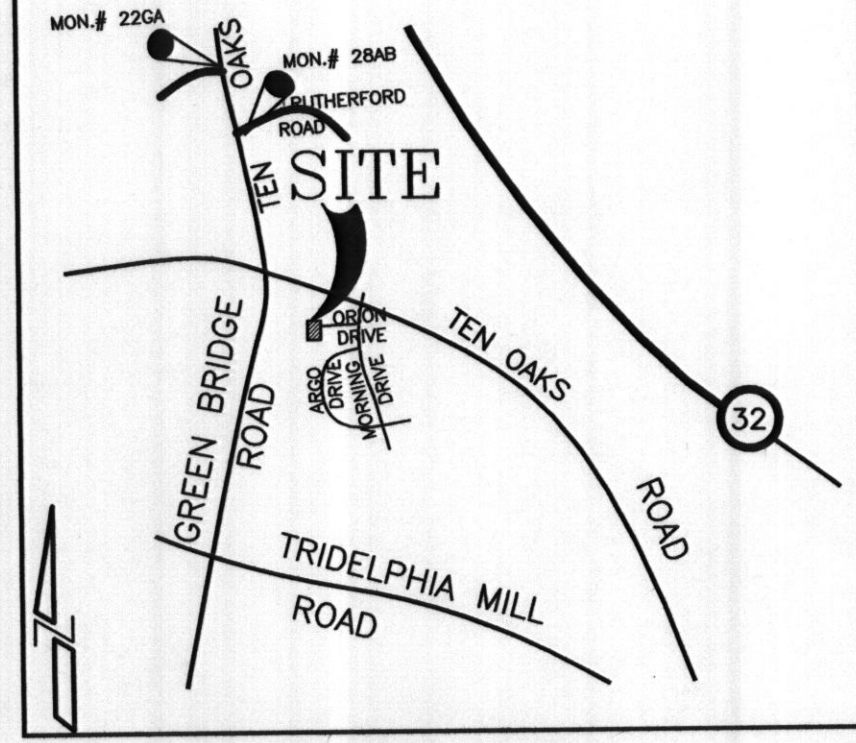
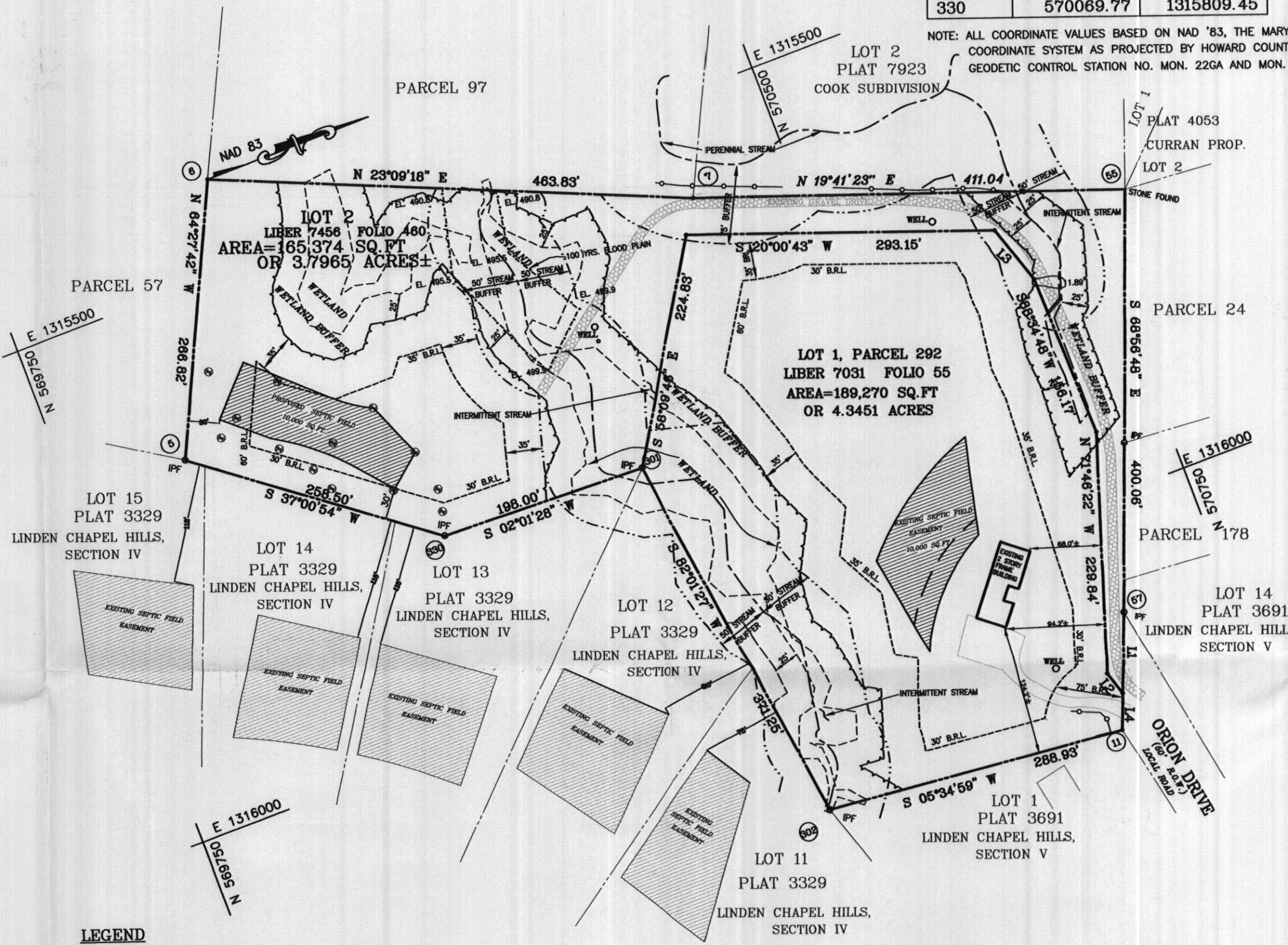
**LEGEND**

- WETLAND BUFFER
- STREAM BUFFER
- CENTERLINE STREAM
- 100 YEARS FLOOD PLAIN
- ⊕ IRON PIPE FOUND
- DENOTES 4"x4" CONCRETE MONUMENT.
- DENOTES MARKER SET.
- REBAR SET

LI	S	E	77.79
L1	S 68°26'53"	E	77.79
L2	S 72°17'44"	W	24.04
L3	S 71°48'10"	W	59.54
L4	S 68°26'53"	E	35.00

COORDINATES		
NO.	NORTH	EAST
5	569863.37	1315653.82
6	569978.40	1315413.07
7	570404.86	1315595.46
11	570606.72	1316212.21
55	570791.87	1315733.95
57	570648.16	1316107.31
301	570267.65	1315816.44
302	570319.16	1316184.10
330	570069.77	1315809.45

NOTE: ALL COORDINATE VALUES BASED ON NAD '83, THE MARYLAND COORDINATE SYSTEM AS PROJECTED BY HOWARD COUNTY GEODETIC CONTROL STATION NO. MON. 22GA AND MON. 28AB.



**VICINITY MAP**

SCALE: 1"=2000'

**GENERAL NOTES:**

- THIS AREA DESIGNATES A PRIVATE SEWER EASEMENT OF 10,000 SQ.FT. (OR 10,000 SQ.FT. PER LOT FOR SHARED DRAINFIELDS ASSOCIATED WITH A SHARED SEWER DISPOSAL FACILITY) AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL IMPROVEMENT OF ANY NATURE IN THIS AREA IS RESTRICTED UNTIL PUBLIC SEWAGE IS AVAILABLE. THIS EASEMENT SHALL BECOME NULL AND VOID UPON CONNECTION OF PUBLIC SEWAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT VARIANCES FOR ENCROACHMENTS INTO THE PRIVATE SEWER EASEMENT. RECORDATION OF A MODIFIED SEWER EASEMENT SHALL NOT BE NECESSARY.
- ALL AREAS SHOWN HAVE BEEN ROUNDED OFF AND ARE MORE OR LESS.
- B.R.L. INDICATES BUILDING RESTRICTION LINE
- THE COORDINATES SHOWN HEREON ARE BASED ON THE MARYLAND STATE GRID SYSTEM-HOWARD COUNTY GEODETIC CONTROL POINTS No. 22GA AND No. 22AB
- CONCRETE MONUMENTS ARE SHOWN THUS- □. IRON PIPE ARE SHOWN THUS- ⊕. PERC. TEST HOLES SHOWN THUS- ○
- PROPERTY IS ZONED RR-DEO PER THE 2/2/04 OF THE COMPREHENSIVE ZONING PLAN.
- THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTHS AND LOT AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT.
- THERE IS AN EXISTING STRUCTURE ON LOT 1, TO REMAIN. HEALTH AND MENTAL HYGIENE.
- FINAL PLAT APPROVAL SUBJECT TO WP-01-28, REQUEST WAIVER TO SECTION 16.115(c) TO ALLOW GRADING AND CLEARING IN A FLOODPLAIN AREA.
  - THE SUBMISSION OF A FINAL PLAN APPLICATION AND PLAT BY APRIL 6, 2002.
  - THE PETITIONER SHALL PROVIDE A COPY OF THE MDE PERMITS.
  - THE PLAT SHALL SHOW AND LABEL THE VARIOUS STREAMS ACCORDINGLY (PERENNIAL, INTERMITTENT OR EPHEMERAL).
  - THE PETITIONER MUST INSTALL THE CULVERT PIPES SHOWN ON THE WAIVER EXHIBIT DATED 3/13/01.
  - THE DRIVEWAY SERVING THE PROPOSED LOT SHALL BE CONSTRUCTED TO THE STANDARD FOR A SINGLE- DRIVEWAY, AS REQUIRED BY THE HOWARD COUNTY DESIGN MANUAL.
- THE OPEN SPACE REQUIREMENT IS BEING ADDRESSED BY PAYMENT OF A FEE-IN-LIEU, IN THE AMOUNT OF \$1,500.
- THERE IS AN EXISTING FLOODPLAIN ON PROPOSED LOT 2.
- THIS PROJECT IS EXEMPT FROM THE FOREST CONSERVATION REQUIREMENT PER SECTION 16.1202 (b) (1) (vii) MINOR SUBDIVISION THAT CREATES ONE ADDITIONAL LOT AND HAVE NO FURTHER SUBDIVISION POTENTIAL.
- THE WETLAND PERMIT NUMBER OBTAINED FROM THE MARYLAND DEPT OF THE ENVIRONMENT IS # 00-NI-0434/200067165.

**OWNERS**  
**LOT 1**  
 BRENTON D. WHITE & LEIANNA J. WHITE  
 13535 ORION DRIVE, DAYTON, MARYLAND 21036  
**LOT 2**  
 VICTOR VELCULESCU & AUREL VELCULESCU ET AL  
 14064 BIG BRANCH DR, DAYTON, MARYLAND 21036

**KCE ENGINEERING, INC.**

EXECUTIVE CENTER  
 3300 NORTH RIDGE ROAD, SUITE 315  
 ELLICOTT CITY, MARYLAND 21043  
 TEL: (410)203-9800 FAX: (410)203-9228

APPROVED: FOR PRIVATE WATER & SEWER SYSTEMS. IN CONFORMANCE WITH THE MASTER PLAN FOR HOWARD COUNTY.

COUNTY HEALTH OFFICER \_\_\_\_\_ DATE \_\_\_\_\_

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING.

DIRECTOR \_\_\_\_\_ DATE \_\_\_\_\_

CHIEF, DEVELOPMENT ENGINEERING DIVISION. \_\_\_\_\_ DATE \_\_\_\_\_

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THE FINAL PLAN SHOWN HEREON IS CORRECT, THAT IT IS A SUBDIVISION OF LOT OF GROUND KNOWN AS LOT ONE (1) CONVEYED BY BRENTON D. WHITE AND LEIANNA J. WHITE, HIS WIFE TO BRENTON D. WHITE AND LEIANNA J. WHITE, HIS WIFE, IN DEED DATED FEBRUARY 25, 2003, AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 7031 AT FOLIO 055; AND LOT TWO (2) CONVEYED BY STEVENS BUILDERS, INC. A MARYLAND CORPORATION TO VICTOR VELCULESCU AND DELIA VELCULESCU, HUSBAND AND WIFE; AND AUREL VELCULESCU AND VICTORIA VELCULESCU, HUSBAND AND WIFE IN DEED DATED JULY 25, 2003, AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 7456 AT FOLIO 460, BEING THE SAME LOT OF GROUND CONVEYED BY BRENTON D. WHITE AND LEIANNA J. WHITE, HIS WIFE, TO STEVENS BUILDERS, INC. A MARYLAND CORPORATION, IN DEED DATED FEBRUARY 25, 2003, AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 6949 AT FOLIO 198.

ALSO BEING THE SAME PROPERTY AS SHOWN ON A PLAT OF SUBDIVISION OF WHITE'S ESTATES PREVIOUSLY RECORDED AS PLAT #15730 AMONG THE SAME LAND RECORDS.

I FURTHER CERTIFY THAT ALL MONUMENTS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO ACCEPTANCE OF THIS SUBDIVISION. THIS PLAT IS IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED AND ALSO IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.

M. NAJIB ROSHAN  
PROFESSIONAL LAND SURVEYOR #11049  
DATE 03/16/06

**OWNER'S CERTIFICATE**

WE, BRENTON D. WHITE AND LEIANNA J. WHITE, OWNERS OF THE PROPERTY LOT 1 AND VICTOR VELCULESCU & AUREL VELCULESCU ET AL, OWNERS OF LOT 2, OF THE PROPERTIES SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAN OF SUBDIVISION & IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE DEPARTMENT OF PLANNING & ZONING, ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES, AND GRANT UNTO HOWARD COUNTY, MARYLAND, ITS SUCCESSORS & ASSIGNS: (1) THE RIGHT TO LAY, CONSTRUCT, & MAINTAIN SEWERS, DRAINS, WATER PIPES, & OTHER MUNICIPAL UTILITIES & SERVICES IN & UNDER ALL STREETS & ROAD RIGHTS-OF-WAY & THE SPECIFIC EASEMENT AREAS SHOWN HEREON; (2) THE RIGHT TO REQUIRE DEDICATION TO PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS, FLOODPLAINS, & OPEN SPACE, WHERE APPLICABLE, AND FOR OTHER GOOD AND VALUABLE CONSIDERATION HEREBY GRANT THE RIGHT & OPTION TO HOWARD COUNTY TO ACQUIRE THE FEE SIMPLE TITLE TO THE BED OF THE STREETS AND/OR ROADS, FLOODPLAINS, STORM DRAINAGE FACILITIES AND OPEN SPACE, WHERE APPLICABLE; (3) THE RIGHT TO REQUIRE DEDICATION OF WATERWAYS AND DRAINAGE EASEMENTS FOR THE SPECIFIC PURPOSE OF THEIR CONSTRUCTION, REPAIR AND MAINTENANCE; (4) THAT NO BUILDING OR SIMILAR STRUCTURE SHALL BE ERRECTED ON OR OVER SAID EASEMENTS & RIGHTS-OF-WAY. WITNESS OUR HANDS THIS THE \_\_\_\_ DAY OF \_\_\_\_\_ 2006.

BRENTON D. WHITE DATE 3/15/06  
 LEIANNA J. WHITE DATE 3/15/06  
 VICTOR VELCULESCU DATE 3/15/06  
 DELIA VELCULESCU DATE 3/15/06  
 AUREL VELCULESCU DATE 03/15/06  
 VICTORIA VELCULESCU DATE 3-15-06

Mirdala Gupta DATE 3/15/06  
 Mirdala Gupta DATE 3/15/06  
 Mirdala Gupta DATE 3/15/06  
 Mirdala Gupta DATE 3/15/06  
 Mirdala Gupta DATE 3/15/06  
 Mirdala Gupta DATE 3/15/06

**PURPOSE STATEMENT**

THE PURPOSE OF THIS PLAT IS TO REVISE PREVIOUSLY RECORDED PLAT # 15730 TO REMOVE THE PRIVATE SWM AND UTILITY EASEMENT.

RECORDED AS PLAT NUMBER \_\_\_\_\_ AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND ON \_\_\_\_\_, 2006

**SUBDIVISION PLAT**  
**WHITE'S ESTATES**  
 LOTS 1 AND 2  
 ZONE: RR-DEO  
 SHEET 1 OF 1  
 5TH ELECTION DISTRICT HOWARD COUNTY, MD.  
 TAX MAP 28, PARCEL 292  
 MARCH 21, 2006 SCALE: 1" = 100'  
 F-00-183

F06-181 Os only

**SOIL DATA**

PER HOWARD COUNTY SOIL SURVEY P.17  
 Ch B2 = CHESTER SILT LOAM (3-8%)  
 Ch C2 = CHESTER SILT LOAM (8-15%)  
 Gn B2 = GLENVILLE SILT LOAM (3-8%)

**NOTES:**

1. ALL WELLS HAVE BEEN DRILLED PRIOR TO RECORD PLAT.
2. THE LOT SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTH AND LOT ARE AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT.
3. ALL WELLS AND SEPTIC SYSTEMS WITHIN 100 FEET OF PROPERTY BOUNDARIES HAVE BEEN SHOWN.
4. PERCOLATION TEST HOLES HAVE BEEN FIELD LOCATED.

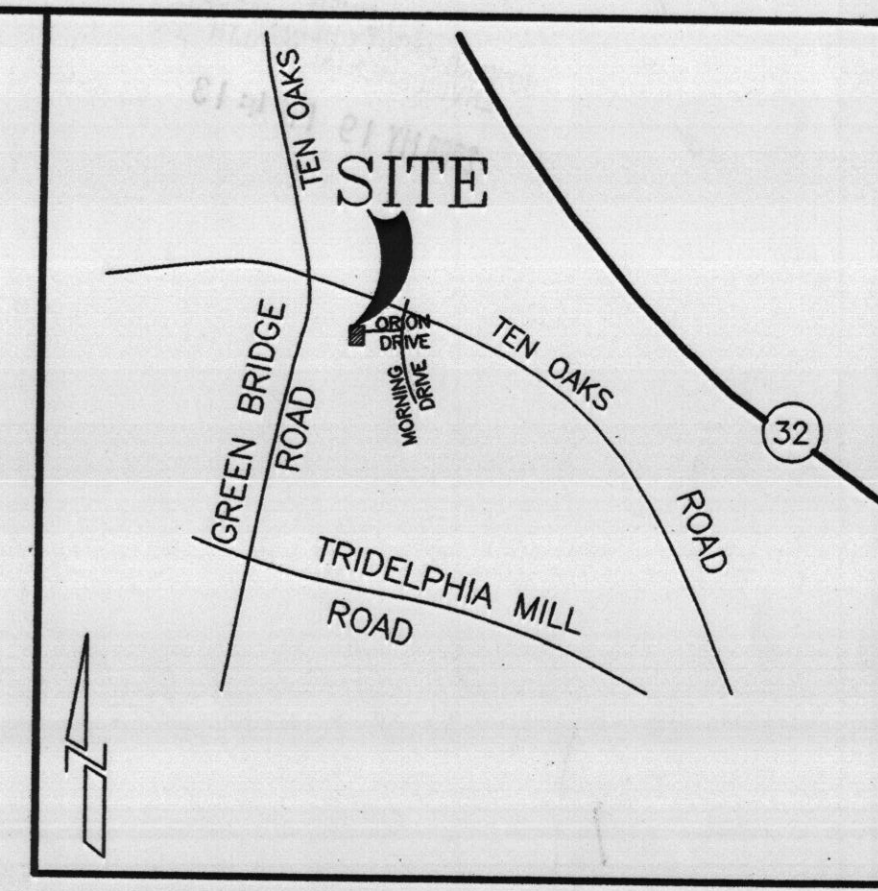
EXISTING STRUCTURE(S) ON LOT-1 ARE TO REMAIN.  
 EXISTING WELL AND SEPTIC ON LOT-1 ARE TO REMAIN.

THIS AREA DESIGNATES A PRIVATE SEWAGE EASEMENT OF A MINIMUM OF 10,000 SQUARE FEET AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL. IMPROVEMENTS OF ANY NATURE IN THIS AREA ARE RESTRICTED UNTIL PUBLIC SEWAGE IS AVAILABLE. THESE EASEMENTS SHALL BECOME NULL AND VOID UPON CONNECTION OF PUBLIC SEWAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT VARIANCES FOR ENCROACHMENTS INTO THE PRIVATE SEWAGE EASEMENT. RECORDATION OF A MODIFIED SEWAGE EASEMENT SHALL NOT BE NECESSARY.

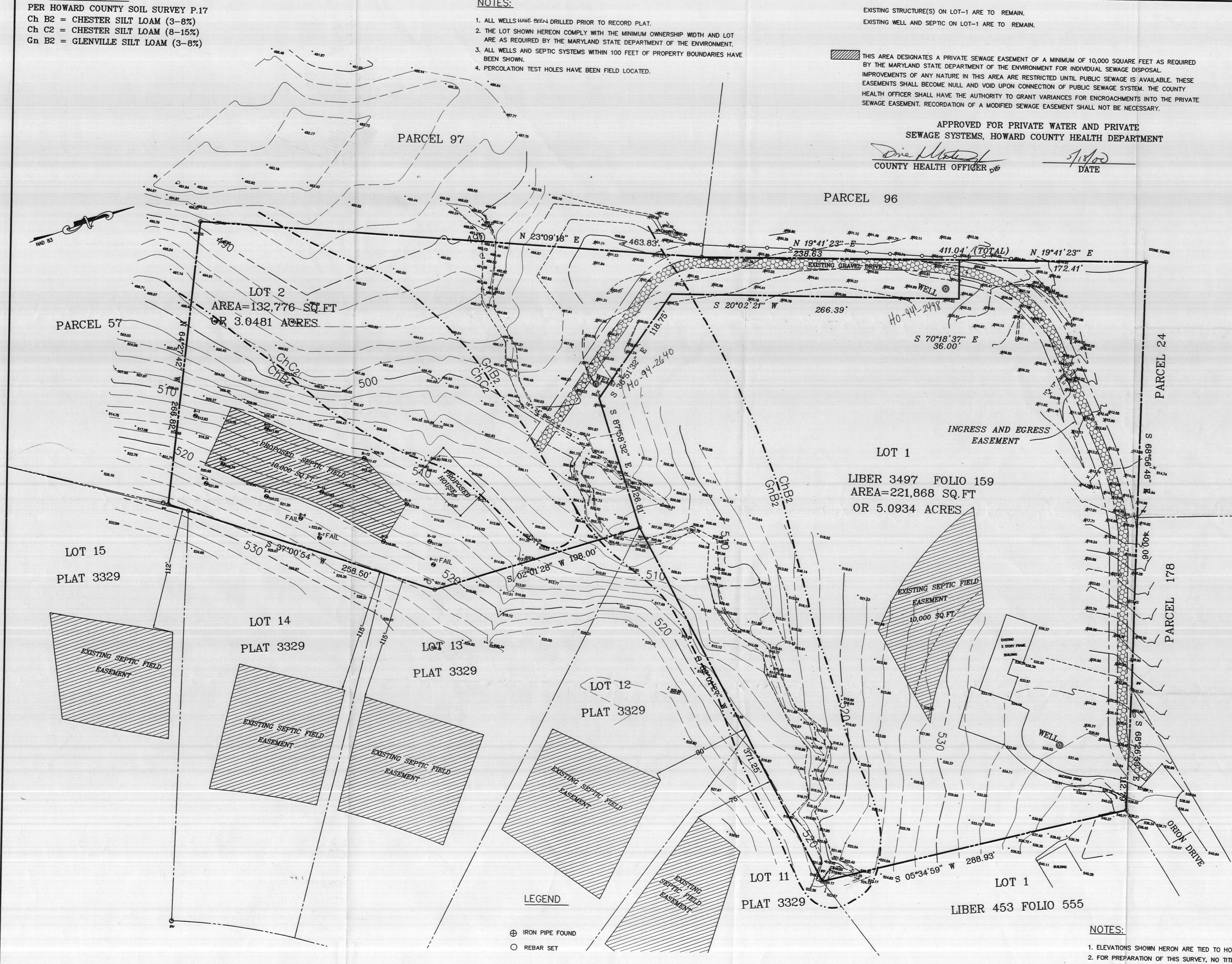
APPROVED FOR PRIVATE WATER AND PRIVATE SEWAGE SYSTEMS, HOWARD COUNTY HEALTH DEPARTMENT

*Dina M. [Signature]*  
 COUNTY HEALTH OFFICER

*5/18/00*  
 DATE



VICINITY MAP  
 SCALE: 1"=2000'  
 HOWARD COUNTY MAP PAGE 13; GRID J-3



PREPARED BY:  
**REAL ESTATE SURVEYORS LLC**  
 REAL ESTATE SURVEYORS LLC  
 4603 CALVERT ROAD  
 COLLEGE PARK, MD. 20740.  
 TEL: (301)985-6003  
 FAX: (301)985-6003

PERCOLATION CERTIFICATION PLAN  
 THIS PLAN IS TO SUBDIVIDE PARCEL 292A  
 INTO TWO DEVELOPABLE LOTS  
 UNIT 1 PARCEL 292A LOT 1 AND 2  
 13555 ORION DRIVE  
 DAYTON  
 LIBER 3497 FOLIO 159  
 HOWARD COUNTY, MARYLAND

REVISIONS

1.	BORING ADDED 5-9-99
2.	EX. SEPTIC ADDED 04/11/00
3.	REV. SEPTIC AREA 05/14/00



DATE: 03-16-1999  
 JOB NUMBER: M2505.01  
 FILE NUMBER: 2505TOPO  
 PLOTTED: 05-14-00  
 DRAWN BY: KS  
 SHEET 1 OF 1

- NOTES:**
1. ELEVATIONS SHOWN HEREON ARE TIED TO HOWARD COUNTY NGVD 29 DATUM.
  2. FOR PREPARATION OF THIS SURVEY, NO TITLE REPORT WAS FURNISHED OR USED.

LOT 2		
GROSS LOT AREA	PIPE STEM AREA	NET LOT AREA
3.7965 AC±	0.77587 AC±	3.0378 AC±

**GENERAL NOTES:**

- THE PURPOSE OF THE BIORETENTION AREA AND PERPETUAL EASEMENT IS TO PROVIDE WATER QUALITY BENEFIT AND MITIGATION FOR CONSTRUCTION OF A DRIVEWAY AND ENCROACHMENT INTO STREAM AND WETLAND BUFFERS. THE OWNER OF LOT 1 SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE FACILITY AND THIS RESPONSIBILITY SHALL TRANSFER TO ANY FUTURE OWNER OF THAT LOT.
- THERE ARE NO STEEP SLOPES ON SITES.
- DRIVEWAY(S) SHALL BE CONSTRUCTED PRIOR TO RESIDENTIAL OCCUPANCY TO INSURE SAFE ACCESS FOR FIRE AND EMERGENCY VEHICLES PER THE FOLLOWING MINIMUM REQUIREMENTS:
  - WIDTH - 12 FEET (14 FEET SERVING MORE THAN ONE RESIDENCE).
  - SURFACE - 6 INCHES OF COMPACTED CRUSHER RUN BASE WITH TAR AND CHIP COATING.
  - GEOMETRY - MAXIMUM 15% GRADE, MAXIMUM 10% GRADE CHANGE AND MINIMUM OF 45-FOOT TURNING RADIUS.
  - STRUCTURES (CULVERTS/BRIDGES) - CAPABLE OF SUPPORTING 25 GROSS TONS (H2S LOADING).
  - DRAINAGE ELEMENTS - CAPABLE OF SAFELY PASSING 100-YEAR FLOOD WITH NO MORE THAN 1 FOOT DEPTH OVER DRIVEWAY SURFACE.
  - STRUCTURE CLEARANCES - MINIMUM 12 FEET.
  - MAINTENANCE - SUFFICIENT TO INSURE ALL WEATHER USE.

THE REQUIREMENTS OF 3-108, THE REAL PROPERTY ARTICLE, ANNOTATED CODE OF MARYLAND, 1988 REPLACEMENT VOLUME, (AS SUPPLEMENTED) AS FAR AS THEY RELATE TO THE MAKING OF THIS PLAT AND THE SETTING OF MARKERS, HAVE BEEN COMPLIED WITH.

FITZROY J. BERTRAND  
PROPERTY LINE SURVEYOR #566

BRENTON D. WHITE (OWNER)

LEIANNA J. WHITE (OWNER)



**NOTES:**

- FOR PREPARATION OF THIS SURVEY, NO TITLE REPORT WAS FURNISHED OR USED.

**AREA TABULATION**

- TOTAL NUMBER OF BUILDABLE LOTS = 2
- TOTAL AREA OF LOT 1 = 4.3451 AC±
- TOTAL AREA OF LOT 2 = 3.7965 AC±
- TOTAL AREA OF BUILDABLE LOTS = 8.1416 AC±
- TOTAL AREA OF PLAT = (3.7965+4.3451=8.1416) 8.1416 AC±

**LEGEND**

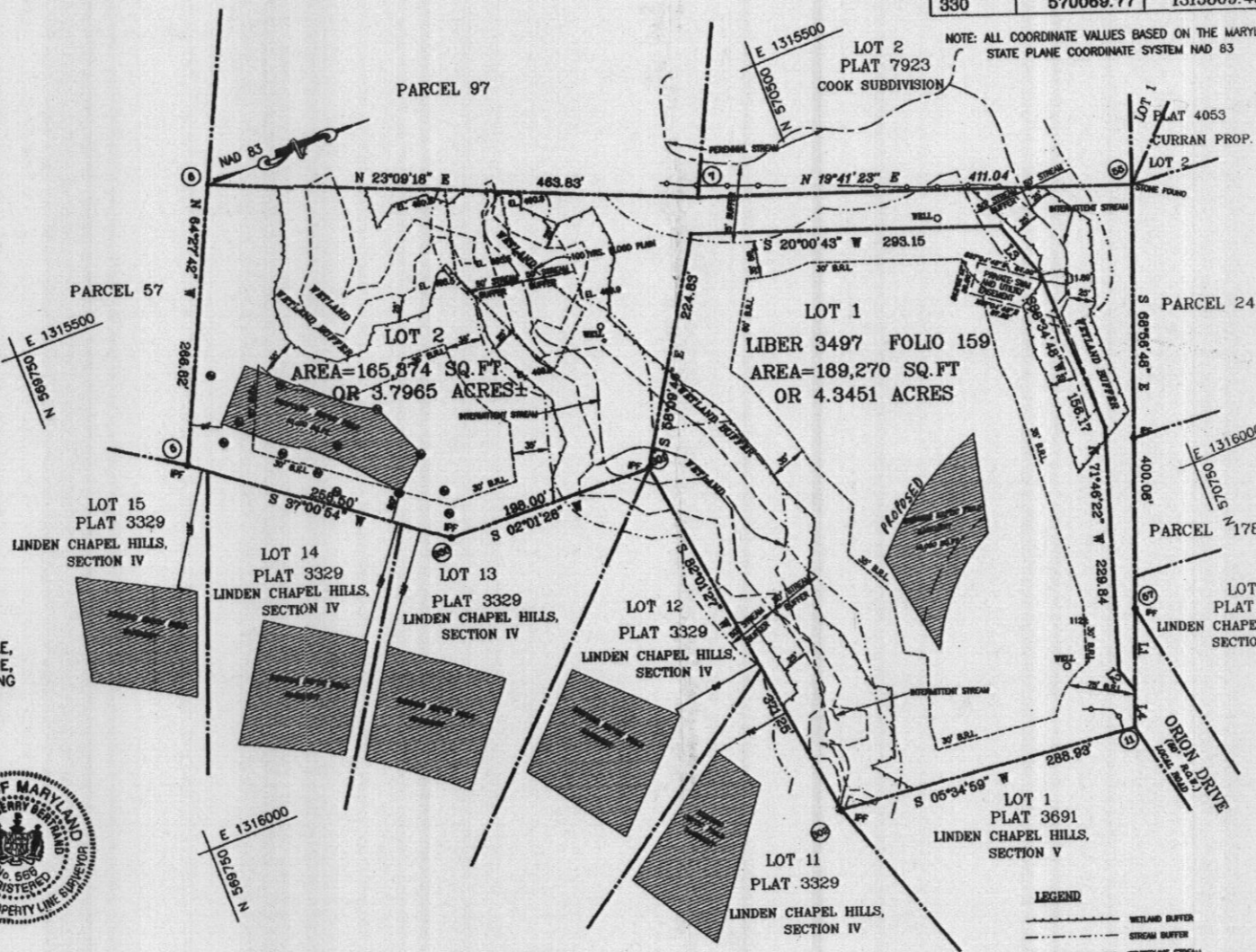
- ⊕ IRON PIPE FOUND
- DENOTES 4"x4" CONCRETE MONUMENT.
- DENOTES MARKER SET.

**COORDINATES**

NO.	NORTH	EAST
5	569863.37	1315653.82
6	569978.40	1315413.07
7	570404.86	1315595.46
11	570606.72	1316212.21
55	570791.87	1315733.95
57	570648.16	1316107.31
301	570267.65	1315816.44
302	570319.16	1316184.10
330	570069.77	1315809.45

L1	S 68°26'53" E	77.79
L2	S 72°17'44" W	24.04
L3	S 71°48'10" W	59.64
L4	S 68°26'53" E	35.00

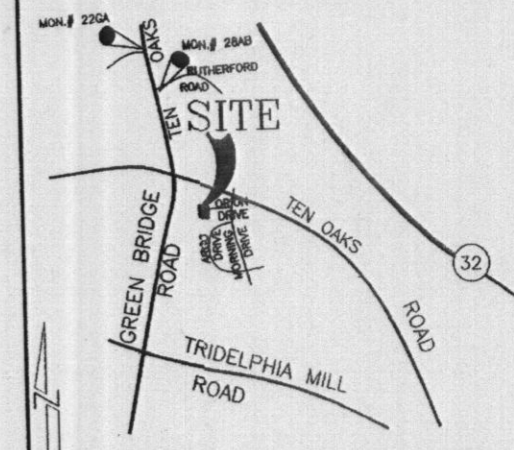
NOTE: ALL COORDINATE VALUES BASED ON THE MARYLAND STATE PLANE COORDINATE SYSTEM NAD 83



**LEGEND**

- WETLAND BUFFER
- STREAM BUFFER
- CONCRETE STREAM
- 100 YEAR FLOOD PLAIN
- WETLAND

OWNER & DEVELOPER  
BRENTON D. WHITE & LEIANNA J. WHITE  
13535 ORION DRIVE  
DAYTON, MARYLAND 21036



**VICINITY MAP**  
SCALE: 1"=200'  
**GENERAL NOTES:**

- THIS AREA DESIGNATES A PRIVATE SEWER EASEMENT OF 10,000 SQ.FT. (OR 10,000 SQ.FT. PER LOT FOR SHARED DRAINFIELDS ASSOCIATED WITH A SHARED SEWER DISPOSAL FACILITY) AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF THE ENVIRONMENT FOR INDIVIDUAL SEWAGE DISPOSAL IMPROVEMENT OF ANY NATURE IN THIS AREA IS RESTRICTED UNTIL PUBLIC SEWAGE IS AVAILABLE. THIS EASEMENT SHALL BECOME NULL AND VOID UPON CONNECTION OF PUBLIC SEWAGE SYSTEM. THE COUNTY HEALTH OFFICER SHALL HAVE THE AUTHORITY TO GRANT VARIANCES FOR ENCROACHMENTS INTO THE PRIVATE SEWAGE EASEMENT. RECORDATION OF A MODIFIED SEWAGE EASEMENT SHALL NOT BE NECESSARY.
- ALL AREAS SHOWN HAVE BEEN ROUNDED OFF AND ARE MORE OR LESS.
- B.R.L. INDICATES BUILDING RESTRICTION LINE
- THE COORDINATES SHOWN HEREON ARE BASED ON THE MARYLAND STATE GRID SYSTEM-HOWARD COUNTY GEODETIC CONTROL POINTS No. 22GA AND No. 22AB
- CONCRETE MONUMENTS ARE SHOWN THUS-□. IRON PIPE ARE SHOWN THUS-⊕. PERC. TEST HOLES SHOWN THUS-⊙
- SUBJECT PROPERTY IS ZONED RR-DEO PER THE DATE 10-18-93 COMPREHENSIVE ZONING PLAN
- THE LOTS SHOWN HEREON COMPLY WITH THE MINIMUM OWNERSHIP WIDTHS AND LOT AREA AS REQUIRED BY THE MARYLAND STATE DEPARTMENT OF HEALTH AND MENTAL HYGIENE.
- THERE IS AN EXISTING STRUCTURE ON LOT 1, TO REMAIN.
- FINAL PLAT APPROVAL SUBJECT TO WP-01-28, REQUEST WAIVER TO SECTION 16.115(c) TO ALLOW GRADING AND CLEARING IN A FLOODPLAIN AREA. **CONDITIONS OF APPROVAL**
  - THE SUBMISSION OF A FINAL PLAN APPLICATION AND PLAT BY APRIL 6, 2002.
  - THE PETITIONER SHALL PROVIDE A COPY OF THE MDE PERMITS.
  - THE PLAT SHALL SHOW AND LABEL THE VARIOUS STREAMS ACCORDINGLY (PERENNIAL, INTERMITTENT OR EPHEMERAL).
  - THE PETITIONER SHALL SUBMIT A PLANTING PLAN FOR THE BIO RETENTION AREA.
  - A PERPETUAL EASEMENT SHALL BE PLACED ON THE BIO RETENTION AREA AND A NOTE SHALL BE PLACED ON THE PLAT EXPLAINING THE PURPOSE OF IT. THE NOTE SHALL ALSO EXPLAIN THAT THE OWNER OF THAT LOT SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE FACILITY AND THIS RESPONSIBILITY SHALL TRANSFER TO ANY FUTURE OWNER OF THE LOT.
  - THE PETITIONER MUST INSTALL THE CULVERT PIPES SHOWN ON THE WAIVER EXHIBIT DATED 3/13/01.
  - THE DRIVEWAY SERVING THE PROPOSED LOT SHALL BE CONSTRUCTED TO THE STANDARD FOR A SINGLE-DRIVEWAY, AS REQUIRED BY THE HOWARD COUNTY DESIGN MANUAL
- THE OPEN SPACE REQUIREMENT IS BEING ADDRESSED BY PAYMENT OF A FEE-IN-LIEU, IN THE AMOUNT OF \$1,500.
- THERE IS AN EXISTING FLOODPLAIN ON PROPOSED LOT 2.
- THIS PROJECT IS EXEMPT FROM THE FOREST CONSERVATION REQUIREMENT PER SECTION 16.1202 (b) (1) (vii) MINOR SUBDIVISION THAT CREATES ONE ADDITIONAL LOT AND HAS NO FURTHER SUBDIVISION POTENTIAL.
- THE WETLAND PERMIT NUMBER OBTAINED FROM THE MARYLAND DEPT OF THE ENVIRONMENT IS # 00-NI-0434/200067165.

APPROVED: FOR PRIVATE WATER & SEWER SYSTEMS, IN CONFORMANCE WITH THE MASTER PLAN FOR HOWARD COUNTY.

*Penny Borstein, M.D.* 12/2/02  
COUNTY HEALTH OFFICER M.D. DATE

APPROVED: HOWARD COUNTY DEPARTMENT OF PLANNING & ZONING.

*James R. Rutter* 12/3/02  
DIRECTOR HB DATE

*Chris Danner* 12/4/02  
CHIEF, DEVELOPMENT ENGINEERING DIVISION CE DATE

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THE FINAL PLAN SHOWN HEREON IS CORRECT, THAT IT IS A SUBDIVISION OF A PART OF THE LAND CONVEYED BY JOEL LEE PARRAN AND JAY NEIL PARRAN TO BRENTON D. WHITE AND LEIANNA J. WHITE, HIS WIFE, DEED DATED APRIL 24, 1995, AND RECORDED AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND IN LIBER 3497 AT FOLIO 159.

I FURTHER CERTIFY THAT ALL MONUMENTS ARE IN PLACE OR WILL BE IN PLACE PRIOR TO ACCEPTANCE OF THIS SUBDIVISION. THIS PLAT IS IN ACCORDANCE WITH THE ANNOTATED CODE OF MARYLAND, AS AMENDED AND ALSO IN ACCORDANCE WITH THE HOWARD COUNTY SUBDIVISION REGULATIONS.

*Fitzroy J. Bertrand*  
FITZROY J. BERTRAND  
PROPERTY LINE SURVEYOR #566  
DATE 10/21/02

**OWNER'S CERTIFICATE**

WE BRENTON D. WHITE AND LEIANNA J. WHITE, HIS WIFE, OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS PLAN OF SUBDIVISION & IN CONSIDERATION OF THE APPROVAL OF THIS FINAL PLAT BY THE DEPARTMENT OF PLANNING & ZONING, ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES, AND GRANT UNTO HOWARD COUNTY, MARYLAND, ITS SUCCESSORS & ASSIGNS: (1) THE RIGHT TO LAY, CONSTRUCT, & MAINTAIN SEWERS, DRAINS, WATER PIPES, & OTHER MUNICIPAL UTILITIES & SERVICES IN & UNDER ALL STREETS & ROAD RIGHTS-OF-WAY & THE SPECIFIC EASEMENT AREAS SHOWN HEREON; (2) THE RIGHT TO REQUIRE DEDICATION TO PUBLIC USE THE BEDS OF THE STREETS AND/OR ROADS, FLOOD PLAINS, & OPEN SPACE, WHERE APPLICABLE, AND FOR OTHER GOOD AND VALUABLE CONSIDERATION HEREBY GRANT THE RIGHT & OPTION TO HOWARD COUNTY TO ACQUIRE THE FEE SIMPLE TITLE TO THE BED OF THE STREETS AND/OR ROADS, FLOOD PLAINS, STORM DRAINAGE FACILITIES AND OPEN SPACE, WHERE APPLICABLE; (3) THE RIGHT TO REQUIRE DEDICATION OF WATERWAYS AND DRAINAGE EASEMENTS FOR THE SPECIFIC PURPOSE OF THEIR CONSTRUCTION, REPAIR AND MAINTENANCE; (4) THAT NO BUILDING OR SIMILAR STRUCTURE SHALL BE ERRECTED ON OR OVER SAID EASEMENTS & RIGHTS-OF-WAY. WITNESS OUR HANDS THIS THE DAY OF 2002.

*Brenton D. White* 11/20/02  
BRENTON D. WHITE DATE  
*Leianna J. White* 11/20/02  
LEIANNA J. WHITE DATE  
*Karen Falkner* 11-20-02  
WITNESS DATE  
*Karen Falkner* 11-20-02  
WITNESS DATE

RECORDED AS PLAT NUMBER 15730 AMONG THE LAND RECORDS OF HOWARD COUNTY, MARYLAND ON 12-17-02, 2002

**SUBDIVISION PLAT**

**WHITE'S ESTATES**  
LOTS 1 AND 2

ZONE: RR-DEO  
SHEET 1 OF 1  
5TH ELECTION DISTRICT HOWARD COUNTY, MD.  
TAX MAP 28, PARCEL 292  
NOV. 10, 2002 SCALE: 1" = 100'

**REAL ESTATE SURVEYORS LLC**  
4412 POWDERMILL ROAD, SUITE 214  
BELTSVILLE, MD. 20705.  
TEL: (301)931-9200